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Maine Real Estate Transfer Tax Paid

WARRANTY DEED
Joint Tenancy

Know all Men by these Presents,

That MAURICE L. CARTER and CAROLYN J. CARTER, of Waterboro, County of York and State of Maine, 10876

in consideration of One Dollar ($1.00) and other valuable consideration,

paid by LEWIS E. THOMPSON and VIRGINIA H. THOMPSON, of Weeks Mills, County of Kennebec, State of Maine,

~~whose mailing address is~~

the receipt whereof we do hereby acknowledge, do hereby **give, grant, bargain, sell and convey** unto the said Lewis E. Thompson and Virginia H. Thompson,

as joint tenants and not as tenants in common, their heirs and assigns forever,

The southerly one-half of a certain lot or parcel of land, with any buildings thereon, situated in Carrytown, so-called, being Twp. 2, Range 3 B.K.P.W.K.R., County of Somerset, State of Maine, on the Westerly Shore of East Carry Pond, bounded and described as follows:

Beginning at a point on the high water mark on the westerly shore of East Carry Pond marked by a cedar tree which presently is nine inches (9") on the stump; thence in a westerly direction a distance of two hundred (200) feet to a point to be marked by an iron pin or a monument; thence North 47° West a distance of two hundred (200) feet; thence continuing on North 46° West a distance of four hundred (400) feet for a total west bound of six hundred (600) feet to an iron pipe and monument painted red; thence turning and running East a distance of two hundred (200) feet to a stake and stones set at the high water mark on the Westerly shore of East Carry Pond; thence running southerly along the shore of said Pond at the high water mark a distance of six hundred (600) feet following the contour of the shore line of the point of beginning.

Meaning and intending to convey a lot with a shore line of three hundred (300) feet; a westerly line or bound of three hundred (300) feet; a northerly line or bound of two hundred (200) feet; and containing approximately sixty thousand (60,000) square feet or 1.37 acres.

Being the same premises conveyed to the Grantors herein by Thomas L. Dickson and Eugenia F. Dickson by warranty deed dated March 12, 1970 and recorded in the Somerset County Registry of Deeds in Book 795, Page 256, the present conveyance being made subject to certain restrictions and conditions as set forth in said Dickson deed which are incorporated herein by reference.

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To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said Lewis E. Thompson and Virginia H. Thompson,

as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever.

And we do **covenant** with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances ;

that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will **warrant and defend** the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, We the said Maurice L. Carter and Carolyn J. Carter, being husband and wife,

~~and~~

~~husband/wife~~

joining in this deed as Grantors, and relinquishing and conveying all rights by descent and all other rights to the above described premises, have hereunto set our hands and seals this 21st. day of the month of April, A.D. 1984.

Signed, Sealed and Delivered in presence of

Dianne Holden
Dianne Holden

to both

Maurice L. Carter
Maurice L. Carter

Carolyn J. Carter
Carolyn J. Carter

State of Maine, County of York **ss.** April 21, 1984.

Then personally appeared the above named Maurice L. Carter and Carolyn J. Carter

and acknowledged the foregoing instrument to be their free act and deed.

SEAL

Before me,

Dianne Holden
Dianne Holden Notary Public
Attorney at Law

Please type or print name of notary public under above line.

My Commission expires 5/23/87

Somerset County
REC'D NOV 29 1984 AT 2 H. 58 M. P. M.
and recorded from the original